Malaysia Airports Holdings Berhad (MAHB) will be undertaking planning, development and park management of Subang Aerotech Park. Subang Aerotech Park is envisaged as a high tech and high spec industrial park to serve predominantly the aerospace and aviation players.

Hence, MAHB would like to invite potential Local and Foreign Companies with the relevant experience to participate in the Pre-Q exercise for the above. Details and information pertaining to the Pre-Q exercise is as follow:-

<table>
<thead>
<tr>
<th>No</th>
<th>Pre-Q No.</th>
<th>Description</th>
<th># Pre-Q Briefing /Site Visit</th>
</tr>
</thead>
</table>
| 1. | MAHB-HQ/ PRE-Q/01/2018 | Development of Aerospace Component MRO & Manufacturing And High Tech Industrial Park At Plot J, Sultan Abdul Aziz Shah Airport, Subang (Subang Aerotech Park) | Date : 14 March 2018  
Time : 9.00 am  
Venue : Meeting Point  
Sultan Abdul Aziz Shah Airport Mosque,  
Jalan Lapangan Terbang Subang,  
Seksen U3,  
47200 Shah Alam  
Selangor Darul Ehsan,  
Malaysia.  
# Attendance is not mandatory |

The Pre-Qualification Documents (Pre-Q) can be obtained without any charges as attached in Attachment A.

The Pre-Q of the Applicants will be based on the following mandatory eligibility criteria:

i) Proven track record of built-to-suit industrial development;  
or  
Minimum assets under Management;

ii) Proof of funding capacity; and

iii) Strategic plan for the development and management of Subang Aerotech Park.

Each Applicant must submit three (3) complete hard copies of its Pre-Q Submission. The original must be clearly marked “Original” and the other copies marked “Copy”. Each of these three (3) copies shall be inserted in separately sealed envelopes marked “Original” for the original and “Copy” for the other copies. In the event of any discrepancies between the original Pre-Q Submission and the copies, the original shall prevail.

In addition, the Applicant must submit one (1) CD or thumb-drive containing a soft copy of the complete Pre-Q Submission.

Each envelope must be marked as follows:
“PRE-QUALIFICATION NO: MAHB-HQ/PRE-Q/01/2018  
DEVELOPMENT OF AEROSPACE COMPONENT MRO & MANUFACTURING AND HIGH TECH INDUSTRIAL PARK AT PLOT J, SULTAN ABDUL AZIZ SHAH AIRPORT, SUBANG (SUBANG AEROTECH PARK)”
Place of Submission:

i) **Foreign Companies**

Applicants that are not incorporated in Malaysia or are based outside Malaysia have the option to submit a complete soft copy of their Pre-Q Submissions via email. The email address for electronic submission is:

projectallspark@malaysiaairports.com.my

ii) **Local Companies**

Hard copies of all Pre-Q Submissions must be completed and signed by Companies to be submitted in a sealed envelope and deposited into Tender Box at the address below:

**PROCUREMENT & CONTRACT DIVISION**
Level 1, Block B,
Malaysia Airports Holdings Berhad,
Malaysia Airports Corporate Office,
Persiaran Korporat KLIA,
64000 KLIA, Sepang, Selangor
MALAYSIA

Not later than **12.00 p.m. (Malaysian Standard Time) on 05 April 2018** (Pre-Q Closing Date).

All Applicants are also required to register their particulars via email to projectallspark@malaysiaairports.com.my as follows:

i) Email Title : [Company Name] - MAHB-HQ/PRE-Q/01/2018 SUBANG AEROTECH PARK
ii) Company Name : ______________________________
iii) Person in Charge (PIC) : ______________________________
iv) Email address : ______________________________

8/03/2018
PRE-QUALIFICATION DOCUMENT

in respect of

DEVELOPMENT OF AEROSPACE COMPONENT MRO & MANUFACTURING AND HIGH TECH INDUSTRIAL PARK AT PLOT J, SULTAN ABDUL AZIZ SHAH AIRPORT SUBANG (SUBANG AEROTECH PARK)

FOR

MALAYSIA AIRPORTS HOLDINGS BERHAD

(Company No: 487092-W)

PRE-Q REFERENCE NO: MAHB-HQ/PRE-Q/01/2018

DATE: 8th MARCH 2018
DISCLAIMER

The PQD is furnished to assist prospective Applicants in making their own evaluation of the Project and to allow Malaysia Airports to pre-select the Applicants for them to progress to the next stage of the ITB process.

The PQD does not purport to be all-inclusive or to contain all the information that the Applicants may require. All Applicants should make their own independent evaluations of the Project and of the relevance and adequacy of the information contained in this PQD and should make such other investigations as they deem necessary to determine whether or not to pursue the Project or participate in this PQ or the subsequent ITB process.

Malaysia Airports reserves the rights to update, amend or supplement the information provided. This PQD does not constitute an offer or an intention to enter into legal relations with an Applicant. The issue of this PQD is not an indication it is a commitment by Malaysia Airports (or its subsidiary or related company) to implement the Project, or proceed with or select any Applicant for the next stage of the ITB process.

The information contained in this PQD is presented in good faith and has not been independently verified by Malaysia Airports (or its subsidiary or related company) (or their respective advisers). Malaysia Airports (or its subsidiary or related company) (and their respective advisers) do not make any representation or warranty, express or implied, or accept any liability for the accuracy, completeness or reasonableness of the information contained in this PQD, or other written statements about the Project which are otherwise communicated or made available to the Applicants.

This PQD cannot be used by any person or for any purpose other than as articulated above. Accordingly, Malaysia Airports (or its subsidiary or related company) (and their respective advisers) accept no responsibility in any way relating to, or resulting from the use of this PQD by any other persons for any other purpose.

This PQD is not intended to form the basis of any decision by Malaysia Airports (or its subsidiary or related company) on whether to enter into any contractual relationship. Nothing in this PQD shall constitute the basis of a contract that may be concluded in relation to the Project. No contract or agreement relating to the award shall exist until a definitive agreement has been agreed and executed, subject to the specified terms contained therein.
# TABLE OF CONTENTS

1. **Introduction** ......................................................................................................................... 7  
   1.1 Purpose .................................................................................................................................... 7  
   1.2 Background ............................................................................................................................... 9  

2. **Project Land** ........................................................................................................................... 9  
   2.1 Details ....................................................................................................................................... 9  

3. **Bid Process** ............................................................................................................................ 10  
   3.1 Two-Stage Process ................................................................................................................... 10  
   3.2 PQ Stage .................................................................................................................................. 10  
   3.3 ITB Stage .................................................................................................................................. 11  

4. **PQ Submissions and Requirements** ......................................................................................... 11  
   4.1 Compliance with PQD ............................................................................................................. 10  
   4.2 Submissions Required ............................................................................................................. 11  
   4.3 Manner of Submission ............................................................................................................ 11  
   4.4 Place of Submission ............................................................................................................... 12  
   4.5 Deadline for PQ Submission .................................................................................................. 12  
   4.6 No Legal Relationship ........................................................................................................... 12  
   4.7 No Gift Policy ...................................................................................................................... 12  

5. **PQ Criteria** ............................................................................................................................. 13  
   5.1 Pre-Qualification ..................................................................................................................... 13  
   5.2 Proven Record Track ............................................................................................................... 13  
   5.3 Proof of Funding Capacity ...................................................................................................... 13  
   5.4 Strategic Plan ......................................................................................................................... 14  

6. **Clarifications and Amendments** ............................................................................................ 14  
   6.1 Clarification by Malaysia Airports ......................................................................................... 14  
   6.2 Clarification by Applicant ....................................................................................................... 14  
   6.3 Addendum ............................................................................................................................. 14  

7. **PQ Conditions** ....................................................................................................................... 15  
   7.1 Right to Amend and Not to Proceed ..................................................................................... 15  
   7.2 Right to Reject or Disqualify ............................................................................................... 15  
   7.3 Decision is Final .................................................................................................................... 15
7.4 Oral Representation ................................................................. 15
7.5 Acceptance of Conditions ...................................................... 15
8 Miscellaneous ........................................................................ 16

8.1 Language .................................................................................. 16
8.2 Confidentiality .......................................................................... 16
8.3 Ownership of PQ Submission Documents ................................ 16
8.4 Expense of Applicant ............................................................... 16
8.5 Conflict of Interest .................................................................... 17
8.6 Governing Law ......................................................................... 17

APPENDIX A (Form of Declaration) ............................................. 18
APPENDIX B (Pre-Qualification Forms) ....................................... 17

PART 1: THE APPLICANT ............................................................... 20
PART 2: FINANCIAL ...................................................................... 23

APPENDIX C (Report on the Financial Status) ............................. 25
APPENDIX D (Layout of Project Site) ........................................... 27
Definitions

In this PQD, unless the context otherwise requires, the following words and phrases shall have the meanings given in the list below.

Applicant : The company making a Pre-Qualification submission in response/accordance to this Pre-Qualification Document

Bidders : Applicants who are pre-qualified by Malaysia Airports to progress to the next stage of the ITB process

Business Day : any day excluding a Saturday, Sunday and any other day which is a public holiday in Malaysia or Selangor Darul Ehsan or a day on which banking institutions situated in the Selangor Darul Ehsan are authorised or required by law or other governmental action to be closed

Confidential Information : any and all confidential or proprietary information that is disclosed by Malaysia Airports (or its subsidiary or related company) or their respective advisors to an Applicant (whether verbally, in a visual, written or electronic form or other tangible mediums of expression) and includes without limitation:

(i) this PQD and all other information and documents disclosed or provided by Malaysia Airports (or its subsidiary or related company) or their advisors in the course of this PQ process as private and confidential;

(ii) matters of a technical nature such as but not limited to processes, designs, techniques, data, formulas, inventions (whether or not patent-able), specifications and descriptions of products planned or being developed and research subjects, methods and results;

(iii) matters of a business nature such as but not limited to information about costs, margins, pricing policies, markets, sales, suppliers, customers, product plans and marketing plans or strategies;

(iv) other information of a similar nature such as but not limited to trade secrets or that is not generally disclosed by Malaysia Airports (or its subsidiary or related company) or their respective advisors to the public; and other information concerning Malaysia Airports (or its subsidiary or related company), the Plant or the Project;

FLC : Federal Land Commissioner

ITB : Invitation to Bid

ITB Document : the ITB documents to be issued by Malaysia Airports to the Bidders during the ITB process

JV : Joint Venture

KLIA : KL International Airport
Malaysia Airports: Malaysia Airports Holdings Berhad
MRO: Maintenance, repair and overhaul
Project: Development of Aerospace Component MRO & Manufacturing and High Tech Industrial Park at Plot J, Sultan Abdul Aziz Shah Airport, Subang
PQ: Pre-Qualification
PQ Submission: The submission submitted by an Applicant pursuant to this PQD
PQ Submission Closing Date: The date set out in the timetable in Section 3.2 as the “Deadline for PQ Submission” (or such other date as may be revised pursuant to an Addendum)
PQD: this Pre-Qualification Document
sft: square foot
Subang Aerotech Park: Aerospace Component MRO & Manufacturing and High Tech Industrial Park at Plot J, Sultan Abdul Aziz Shah
1 INTRODUCTION

1.1 Background and Purpose

Malaysia Airports will be undertaking a two-stage bid process to select a successful Applicant to enter into a JV with Malaysia Airports to undertake planning, development and park management of Subang Aerotech Park. Subang Aerotech Park is envisaged as a 41.68 acres high tech and high spec industrial park to serve predominantly the aerospace and aviation players. This includes an existing 7.02 acres lot subleased to AXIS REIT for the purpose of develop and lease a built to suit facility for Senior Aerospace UPECA, which is part of the Senior group of companies, an international manufacturer of high technology components and systems.

The interested Applicant must have strong funding capabilities, with a long-term strategic vision on development and management of Subang Aerotech Park. They must also demonstrate a proven track record to undertake a single built-to-suit industrial development with a total built-up area of at least 200,000 sft.

Malaysia Airports targets two-third of the park to be populated by aerospace and aviation players. The final successful Applicant is required to source for tenants and/or operators locally, regionally as well as globally, in line with Malaysia Airports’ target and vision to position Subang Aerotech Park as part of the global aerospace and aviation value chain, aligned with by national aspirations set out in the National Aerospace Blueprint 2015-2030. It is imperative that the final successful Applicant demonstrates a long term view of undertaking this Project.

The purpose of this PQD is to set out the process and criteria by which Malaysia Airports will pre-qualify the Applicants to progress to the next stage of the competitive ITB process. The pre-qualified Applicants will subsequently be invited to submit a proposal to undertake the Project during the ITB stage.

2 PROJECT LAND

2.1 Details

Plot J is part of Lot 1210, which is leased by FLC to Malaysia Airports. The proposed site for the Project is as tabled below. The Applicant is advised to conduct independent current land search at the relevant land office/registry to ascertain the current status and ownership of the project land. Please refer to Appendix D for layout of the proposed site.

<table>
<thead>
<tr>
<th>Land title</th>
<th>Plot J, part of Lot 1210</th>
</tr>
</thead>
<tbody>
<tr>
<td>Land size</td>
<td>34.66 acres (subject to final measurement)</td>
</tr>
<tr>
<td>Registered Proprietor</td>
<td>FLC</td>
</tr>
<tr>
<td>Master Lessor</td>
<td>Malaysia Airports</td>
</tr>
<tr>
<td>Lease Tenure</td>
<td>Expiring 31 Dec 2066</td>
</tr>
</tbody>
</table>
3 BID PROCESS

3.1 Two-Stage Process

A two-stage process will be implemented to select a successful Applicant to enter into a JV with Malaysia Airports to undertake the Project, subject to mutual terms and conditions. The first stage will be the PQ stage, and the pre-qualified Applicants will proceed to the ITB stage. The JV structure underlying the structure of the capital outlay and any other matters related thereon will be discussed at later stage between Malaysia Airports and the Applicant (if the Applicant is selected), subject to the mutual terms and conditions.

3.2 PQ Stage

The purpose of the PQ stage is to pre-qualify Applicants who meet the mandatory eligibility criteria and have the funding capabilities, with a long-term strategic vision on development and management of Subang Aerotech Park. Applicants will be pre-qualified in accordance with this PQD.

Only those Applicants who are pre-qualified will be invited to participate in the ITB stage. The criteria for pre-qualification Applicants are set out in Section 5 and the number of the Applicants that may be pre-qualified and invited to participate in the ITB stage is at the sole discretion of Malaysia Airports.

If the Applicant is a consortium, then the assessment of the PQ criteria will extend to each member of the consortium and the Applicant must indicate in its PQ Submission who will be the leader of the consortium and each member's commitment to the Project. If the Applicant or a consortium member is a limited liability company, then its PQ Submission shall also include identification of its shareholders.

If the Applicant intends to be evaluated at the parental level, the Applicant must submit the required information and documents of the parent (as if the parent is the Applicant itself) as well as proof of financial and technical support proposed to be provided by the parent.

The timetable for this PQ process is as follows:

<table>
<thead>
<tr>
<th>Event</th>
<th>Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Issue of PQD</td>
<td>8 March 2018</td>
</tr>
<tr>
<td>Clarification Period</td>
<td>9 March 2018 to 30 March 2018</td>
</tr>
<tr>
<td></td>
<td>Note: Briefing/Site Visit on 14 March 2018</td>
</tr>
<tr>
<td></td>
<td>Time: 9.00am</td>
</tr>
<tr>
<td></td>
<td>Meeting Point: Sultan Abdul Aziz Shah</td>
</tr>
<tr>
<td></td>
<td>Airport Mosque, Jalan Lapangan Terbang</td>
</tr>
<tr>
<td></td>
<td>Subang, Seksyen U3, 47200 Shah Alam,</td>
</tr>
<tr>
<td></td>
<td>Selangor, Malaysia.</td>
</tr>
<tr>
<td></td>
<td>(attendance is not mandatory)</td>
</tr>
<tr>
<td>Deadline for PQ Submission</td>
<td>5 April 2018</td>
</tr>
<tr>
<td>PQ Evaluation Period</td>
<td>6 April 2018 to 20 April 2018</td>
</tr>
</tbody>
</table>

Malaysia Airports may in its sole discretion amend any of the time, dates and periods in this timetable at any time by issuing an Addendum.
3.3 ITB Stage

Bidders invited to participate in the ITB stage will be provided with the ITB Document. The criteria for selecting the successful Bidder will be set out in the ITB Document.

The indicative timetable for the ITB process is as follows:

<table>
<thead>
<tr>
<th>Event</th>
<th>Indicative Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>ITB Briefing / Issue of ITB Document / Signing of NDAs</td>
<td>25 April 2018</td>
</tr>
<tr>
<td>Clarification Period</td>
<td>26 April 2018 to 20 June 2018</td>
</tr>
<tr>
<td>Deadline for Bid Submission</td>
<td>27 June 2018</td>
</tr>
<tr>
<td>Bid Evaluation Period</td>
<td>28 June 2018 to 11 July 2018</td>
</tr>
</tbody>
</table>

Malaysia Airports may in its sole discretion amend any of the time, dates and periods in this timetable at any time by issuing an Addendum.

4 PQ SUBMISSIONS AND REQUIREMENTS

4.1 Compliance with PQD

An Applicant must ensure that its PQ Submission is in accordance with the requirements of the PQD and provide all information and documents required to be submitted under the PQD as part of its PQ submission. Failure to do so may result in disqualification of the Applicant.

4.2 Submissions Required

Each Applicant must submit:

(a) duly completed and signed declaration by the Applicant in the form set out in Appendix A;

(b) duly completed forms as set out in Appendices B and C, along with any required supporting documents.

4.3 Manner of Submission

Each Applicant must submit three (3) complete hard copies of its PQ Submission. The original must be clearly marked “Original” and the other copies marked “Copy”. Each of these three (3) copies shall be inserted in separately sealed envelopes marked “Original” for the original and “Copy” for the other copies. In the event of any discrepancies between the original PQ Submission and the copies, the original shall prevail.

In addition, the Applicant must submit one (1) CD or thumb-drive containing a soft copy of the complete PQ Submission.

Each envelope must be marked as follows:

“PRE-QUALIFICATION REFERENCE NO: MAHB-HQ/PRE-Q/01/2018

DEVELOPMENT OF AEROSPACE COMPONENT MRO & MANUFACTURING AND HIGH TECH INDUSTRIAL PARK AT PLOT J, SULTAN ABDUL AZIZ SHAH AIRPORT SUBANG (SUBANG AEROTECH PARK)
Applicants that are not incorporated in Malaysia or are based outside Malaysia have the option to submit a complete soft copy of their PQ Submissions via email.

The email address for electronic submission is:

projectallspark@malaysiaairports.com.my

4.4 Place of Submission

Hard copies of all PQ Submissions must be sent to the address below:

PROCUREMENT & CONTRACT DIVISION
Level 1, Block B,
Malaysia Airports Holdings Berhad,
Malaysia Airports Corporate Office,
Persiaran Korporat KLIA,
64000 KLIA, Sepang, Selangor

4.5 Deadline for PQ Submission

All PQ Submissions must be received by Malaysia Airports no later than 12.00 p.m. (Malaysian Standard Time) on the PQ Submission Closing Date. Any documents for the purpose of PQ Submissions which are received after the PQ Submission Closing Date will not be considered and the Applicant shall be rejected and disqualified. No documents submitted by the Applicant will be returned.

4.6 No Legal Relationship

Any discussion or negotiation between Malaysia Airports and the Applicant or any representatives of the Applicant following the submissions of the PQD and prior to the approval by Malaysia Airports will not imply acceptance by Malaysia Airports of that submission.

There shall be no legal binding relationship between any Applicant and Malaysia Airports. Malaysia Airports may, at any time (whether before or after selecting preferred Bidder(s)) and at its absolute discretion and without assigning reasons, decide not to proceed with the Project.

4.7 No Gift Policy

In accordance to Malaysia Airports’ Code of Ethics and Conduct, the Applicant is prohibited to give any gifts or such other things equivalent thereon, directly or indirectly which may influence the decision-making process, failing which the Applicant shall be disqualified.
5 PQ CRITERIA

5.1 Pre-Qualification

The pre-qualification of the Applicants will be based on the following mandatory eligibility criteria:

(a) Proven track record of built-to-suit industrial development;

or

Minimum assets under Management;

(b) Proof of funding capacity; and

(c) Strategic plan for the development and management of Subang Aerotech Park.

Each of these criteria is discussed in more detail below. The mandatory eligibility criteria is meant for pre-qualification of the Applicants.

5.2 Proven Track Record of Built-to-Suit Industrial Development or Minimum Assets under Management

The Applicants must demonstrate a proven track record to undertake a single built-to-suit industrial development with a total built-up area of at least 200,000 sft, as a proof of capability for the development of Subang Aerotech Park.

Malaysia Airports may request to conduct a site visit to the industrial development as well as interviewing the existing tenants / clients.

Alternatively, the Applicants must have a minimum Assets under Management of RM1 billion.

5.3 Proof of Funding Capacity

The Applicants must not have any prior/current involvement or engagement in corruption, fraudulent or money laundering practices or activities and prior conviction of any offence relating to professional misconduct.

The Applicants must have no financial history involving bankruptcy or insolvency or it being subject to receivership or winding-up order and it must not be subject to any unfulfilled obligations relating to payments of taxes/contributions as required by any applicable laws.

The Applicants have to demonstrate the funding capacity for the development, with the proof of funding of at least RM100 million.

Notwithstanding the above, the Applicants are also required to submit the latest 3 years audited financial financial statements. Latest audited financial statements should be at least 18 months from the closing date of the Pre-Q submission, and to provide summary of financial as per Appendix B.

The documents which are required to be submitted by each Applicant to assess its financial ability to undertake the Project are set out in Appendix B, Part 2 and Appendix C.
5.4 **Strategic Plan for the development and management of Subang Aerotech Park**

The Applicants must provide a strategic plan and commitment of at least 10 years for the development and park management of Subang Aerotech Park, as well as the exit strategy.

The Applicants must demonstrate the commitment to undertake ‘built-to-suit and leaseback model’ with end tenants and/or operators. In the event the holding period is shorter than the sublease period, the Applicants are required to demonstrate a clear exit strategy that provides for holistic development and management of the entire park over the remaining period of the sublease (until 31 Dec 2066).

6 **CLARIFICATIONS AND AMENDMENTS**

6.1 **Clarification by Malaysia Airports**

If Malaysia Airports seeks clarification on any aspect of the Applicant’s PQ Submission, the Applicant must provide full and comprehensive responses within five (5) Business Days of the request for clarification.

Unless requested by Malaysia Airports, Applicants are not expected to present in-person their PQ Submissions (including their credentials). However, if a formal presentation is requested, the Applicant shall make such presentation in person at Malaysia Airports’ office on a date to be arranged by Malaysia Airports with the Applicant.

Any travel, accommodation expenses and any other expenses whatsoever related to any presentation incurred by the Applicant shall be borne by the Applicant.

6.2 **Clarification by Applicant**

Any requests for clarification with regards to the PQD must be submitted to Malaysia Airports no less than five (5) Business Days before the PQ Submission Closing Date by way of email to the same address as set out in Section 4.3 above.

Malaysia Airports will make available its response to any request for clarification to all Applicants at the same time on an anonymous basis unless Malaysia Airports in its absolute discretion believes that the request for clarification is commercially sensitive. In such case, it may make available its response only to the Applicant who made that request.

6.3 **Addendum**

At any time and up to eight (8) Business Days before the PQ Submission Closing Date, Malaysia Airports may amend or modify any part of the PQD by issuing an Addendum by way of email. Every Addendum issued will become part of the PQD.
7 MALAYSIA AIRPORTS WILL NOT BE RESPONSIBLE TO AN APPLICANT FOR ITS INABILITY TO MEET THE TIME FOR SUBMISSION OF ITS PQ SUBMISSION BY THE PQ SUBMISSION CLOSING DATE ARISING FROM THE ISSUE OF ANY ADDENDUM. PQ CONDITIONS

7.1 Right to Amend and Not to Proceed

Malaysia Airports has the right at any time and for any reason to amend the PQ, change the scope of the Project, suspend, terminate or elect not to proceed with the PQ or ITB process and/or the Project, without incurring any liability for costs and damages incurred by any Applicant.

7.2 Right to Reject or Disqualify

Malaysia Airports reserves the right in its sole discretion to reject any PQ Submission or disqualify any Applicant without incurring any liabilities to the affected Applicant if:

(a) its PQ Submission does not strictly comply with the requirements of the PQD;
(b) its PQ Submission is submitted after the PQ Submission Closing Date;
(c) its PQ Submission is incomplete or contains inaccurate information or not duly signed or completed in the format required under the PQD; or
(d) the Applicant or any of its officers, employers, agents and representatives has engaged directly or indirectly in fraudulent, collusive or corrupt conduct with the intent or purpose to influence the results of this PQ process.

Neither Malaysia Airports (or its subsidiary or related company) nor their respective advisors will be obliged to give reason to any Applicant for the disqualification or rejection of any PQ Submission or the pre-qualification of any Applicant.

7.3 Decision is Final

Malaysia Airports’ decision on the pre-qualification of any Applicant and the Project is final and binding. Malaysia Airports (or its subsidiary or related company) and their respective advisors will not be responsible for or be accountable to any claims or losses that may be suffered by any Applicant or any other person pursuant to or arising from this PQ process (including any decision to terminate this process or not to proceed with the Project).

7.4 Oral Representation

No oral representation or clarification by Malaysia Airports (or its subsidiary or related company) or any of their advisors shall be accepted or construed as modifying anything in the PQD or binding on Malaysia Airports (or its subsidiary or related company).

7.5 Acceptance of Conditions

The Applicant’s participation in this PQ process and submission of its PQ Submission will be deemed to be an acceptance of all the conditions set out in this PQD.
8 MISCELLANEOUS

8.1 Language

The PQ Submission and all supporting technical and financial data and other documentation to be submitted by the Applicant must be written in the English language.

8.2 Confidentiality

Each Applicant agrees to hold the Confidential Information in strict confidence and not to disclose any Confidential Information to any person without the prior written consent of Malaysia Airports, except for the purposes of preparing and submitting its PQ Submission. Each Applicant will protect and safeguard the Confidential Information with no less than a reasonable degree of care, to prevent the unauthorised use, dissemination or publication of the Confidential Information as it uses to protect its own confidential or proprietary information.

Each Applicant shall ensure that its personnel, advisors, legal counsels, auditors, representatives and any other person(s) who have or will be given access to Confidential Information are bound by similar obligations of confidentiality set out in this Section.

Each Applicant acknowledges that the disclosure of any aspect of the Confidential Information, without the prior consent of Malaysia Airports, could cause irreparable harm and significant injury to Malaysia Airports which may be difficult to ascertain and in respect of which damages may not be an adequate remedy. Accordingly, Malaysia Airports may seek to obtain injunctive relief to prevent the unauthorised use or disclosure, whether existing, imminent or threatened, of the Confidential Information in addition to any other remedies, which may be available to it. All remedies shall be cumulative and all such remedies may be exercised from time to time and as often and in such order as Malaysia Airports deems expedient.

Upon Malaysia Airports’ written request, the Applicant will immediately return all the Confidential Information (and any copies thereof) in its possession to Malaysia Airports or, as directed by Malaysia Airports, destroy the Confidential Information in a way and manner satisfactory to Malaysia Airports.

Each Applicant shall indemnify Malaysia Airports against all losses, costs, expenses, damages, liabilities, demands, claims, actions and proceedings which Malaysia Airports may incur arising out of a breach of this Section.

The Applicant acknowledges and agrees that this Section shall survive the termination or completion of the PQ process and continue to be in effect for so long as the Confidential Information disclosed to the Applicant remains confidential and is not generally known by or available to the public through no fault or breach of this Section by the Applicant.

8.3 Ownership of PQ Submission Documents

All documents submitted by the Applicant in response to this PQD shall become the property of Malaysia Airports. However, intellectual property in the information which originates from the Applicant and contained in the PQ Submission submitted by the Applicant shall remain vested in the Applicant. This Section 8.3 is without prejudice to any provisions to the contrary in any subsequent contract between the Applicant and Malaysia Airports.

8.4 Expense of Applicant

All costs and expenses incurred by the Applicant in the preparation and submission of its PQ Submission shall be borne by the Applicant. Malaysia Airports will not be responsible or in any way be liable for such costs, regardless of the conduct or outcome of the PQ Submission.
8.5 Conflict of Interest

For applicants where a conflict of interest may exist or potentially arise, they must inform Malaysia Airports and submit proposals for avoiding such conflicts. This is particularly important where the conflict is likely to suggest a real danger of bias in the execution of the Project.

8.6 Governing Law

The PQD and each PQ Submission received by Malaysia Airports shall be governed by the laws of Malaysia.
APPENDIX A

FORM OF DECLARATION

Date:

To:

MALAYSIA AIRPORTS HOLDINGS BERHAD
Malaysia Airports Corporate Office,
Perstaran Korporat KLIA,
64000 KLIA, Sepang,
Selangor Darul Ehsan, Malaysia

Sir/Madam,

PRE-QUALIFICATION AS PART OF A TWO-STAGE BID PROCESS IN RELATION DEVELOPMENT OF AEROSPACE COMPONENT MRO & MANUFACTURING AND HIGH TECH INDUSTRIAL PARK AT PLOT J, SULTAN ABDUL AZIZ SHAH AIRPORT, SUBANG (SUBANG AEROTECH PARK)

We........................................................................ wish to be pre-qualified for the Project and submit herewith our documents as part of the PQ Submission. Unless otherwise defined in this declaration, all capitalised terms used herein shall have the meaning given to them in the PQD.

We declare that we have read and understood the documents issued to us and our PQ Submission will not automatically entitle us to progress to the next stage of the competitive ITB process. We agree that the right to pre-qualify any Applicant to submit a proposal during the ITB stage rests solely on Malaysia Airports and Malaysia Airports’ decision is final and binding and not subject to any appeal.

We confirm that in the event of being pre-qualified, we will participate in the ITB stage that will follow and will submit a proposal to undertake the Project in accordance with the ITB Document.

We further declare that the particulars set out in our PQ Submission are true, complete and not misleading and we authorise and permit Malaysia Airports (or its subsidiary or related company) or their respective advisors to make direct enquiries to any person, firm, officer or organisation named in the PQ Submission, and carry out investigations, to verify the information submitted and/or our financial capability and technical expertise to undertake the Project.

No claims whatsoever will be made by us against Malaysia Airports (or its subsidiary or related company) and their respective advisors pursuant to or arising from the PQ process (including any decision to terminate the PQ process or not to proceed with the Project) and we hereby waive all our rights to make any such claims.

All correspondence may be sent to us by hand or email to the address and attention to the person set out below:

Name of Correspondent: ..............................................................
Correspondent Address: ..............................................................
..............................................................
..............................................................
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..............................................................
Correspondent Email Address: ..............................................................
The undersigned is empowered to sign this declaration on our behalf.

<table>
<thead>
<tr>
<th>Signature</th>
<th>:------------------------------------------------------------------------------------------</th>
</tr>
</thead>
<tbody>
<tr>
<td>Name of Authorised Person</td>
<td>:------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>Designation</td>
<td>:------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>Name of Applicant (company)</td>
<td>:------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>Registered Address</td>
<td>:------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>Date</td>
<td>:------------------------------------------------------------------------------------------</td>
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</tbody>
</table>
APPENDIX B
PRE-QUALIFICATION FORMS

PART 1: THE APPLICANT

<table>
<thead>
<tr>
<th>A. APPLICANT PARTICULARS</th>
</tr>
</thead>
<tbody>
<tr>
<td>I. GENERAL</td>
</tr>
<tr>
<td>1. Name of Firm / Company</td>
</tr>
<tr>
<td>2. Registered Business Address</td>
</tr>
<tr>
<td>3. Correspondence Address</td>
</tr>
<tr>
<td>4. Telephone No.</td>
</tr>
<tr>
<td>5. Fax No.</td>
</tr>
<tr>
<td>6. Name and Position of Person who may be contacted for further information if required</td>
</tr>
<tr>
<td>Name</td>
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</tbody>
</table>

II. STRUCTURE

<table>
<thead>
<tr>
<th>1. Type of Incorporation</th>
</tr>
</thead>
<tbody>
<tr>
<td>(State whether Private Limited or Public Listed Company)</td>
</tr>
<tr>
<td>2. Incorporation Date</td>
</tr>
<tr>
<td>3. Status of Company</td>
</tr>
<tr>
<td>(Please circle the relevant option)</td>
</tr>
<tr>
<td>Bumiputra / Non-Bumiputra / Foreign</td>
</tr>
<tr>
<td>4. Place of Incorporation</td>
</tr>
<tr>
<td>5. Company Registration No.</td>
</tr>
<tr>
<td>6. Authorized Capital</td>
</tr>
<tr>
<td>Paid-Up Capital</td>
</tr>
</tbody>
</table>

Please submit true and certified copies of Form 9, Form 24 and Form 49 (applicable to local firms)

Please submit true and certified copies of 1) Certificate of Incorporation, 2) Allotment of Shares, and 3) Register of Directors and Secretary(ies) & Changes of Particulars (or their equivalents which shall be applicable to foreign firms).
III. CORPORATE STRUCTURE

Please submit complete Corporate Structure of the Applicant showing parent companies and all subsidiaries.

1 List of Company Subsidiaries (Please include parent company, holding company and all subsidiaries)

<table>
<thead>
<tr>
<th>No</th>
<th>Company Name</th>
<th>Company Registration No</th>
<th>Nature of Business</th>
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<tbody>
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</tbody>
</table>

2 Details of Shareholders (of Applicant company)

<table>
<thead>
<tr>
<th>No</th>
<th>Name</th>
<th>Country of Origin</th>
<th>% Equity</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
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</tbody>
</table>

3 Details of Board of Directors (of Applicant company)

<table>
<thead>
<tr>
<th>No</th>
<th>Name</th>
<th>Designation</th>
</tr>
</thead>
<tbody>
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</tbody>
</table>

IV. LICENSING & AUTHORITIES REGISTRATION

<table>
<thead>
<tr>
<th>No</th>
<th>Agencies / Authorities</th>
<th>Type of Works</th>
<th>Registration</th>
</tr>
</thead>
<tbody>
<tr>
<td>a)</td>
<td>Malaysia Airports Vendor Registration</td>
<td>Class</td>
<td>Reg. No.</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Reg. No.</td>
<td>Validity</td>
</tr>
<tr>
<td>b)</td>
<td>Ministry of Finance (MoF)</td>
<td>Class</td>
<td>Reg. No.</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Reg. No.</td>
<td>Validity</td>
</tr>
</tbody>
</table>
### V. LEGAL ASPECTS

<p>| | |</p>
<table>
<thead>
<tr>
<th></th>
<th></th>
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</thead>
<tbody>
<tr>
<td>1</td>
<td>Has the Applicant and/or any of its Directors, Partners, Proprietors or Associates declared / committed any of the following? Please tick (√) if the company has declared / committed to any of the following.</td>
</tr>
<tr>
<td>a)</td>
<td>Bankruptcy</td>
</tr>
<tr>
<td>b)</td>
<td>Insolvency or subject of a sequestration petition</td>
</tr>
<tr>
<td>c)</td>
<td>Being in receivership or subject to a winding-up order</td>
</tr>
<tr>
<td>d)</td>
<td>Conviction of a criminal offence relating to the conduct of the business or profession</td>
</tr>
<tr>
<td>e)</td>
<td>Committed an act of grave misconduct in the course of a business or profession</td>
</tr>
<tr>
<td>f)</td>
<td>Any previous / current arbitration or court proceeding</td>
</tr>
<tr>
<td>g)</td>
<td>Failure to fulfill Employees Provident Fund obligations</td>
</tr>
<tr>
<td>h)</td>
<td>Failure to fulfill obligation in respect of payment of taxes</td>
</tr>
<tr>
<td>i)</td>
<td>Serious misrepresentation of information concerning eligibility, economic and financial standing and technical capacity of the company / firm</td>
</tr>
<tr>
<td>j)</td>
<td>Any director, partner, proprietor or associate has any exposure and/or is related to any director, shareholder or executive officers of Malaysia Airports (or its subsidiary or related company)</td>
</tr>
<tr>
<td>k)</td>
<td>Others, please provide details</td>
</tr>
</tbody>
</table>
PART 2: FINANCIAL

### PARTICULARS OF FINANCE

#### I. PROFITABILITY

<table>
<thead>
<tr>
<th>(a)</th>
<th>Financial Year End (month)</th>
<th>FY____</th>
<th>FY____</th>
<th>FY____</th>
</tr>
</thead>
<tbody>
<tr>
<td>(b)</td>
<td>Turnover (Revenue)</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>(c)</td>
<td>Cost of Sales</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>(d)</td>
<td>Gross Profit</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>(e)</td>
<td>Operating Expenses</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>(f)</td>
<td>EBITDA</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>(g)</td>
<td>EBIT</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>(h)</td>
<td>Profit After Tax</td>
<td></td>
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</tbody>
</table>

#### II. NET WORTH AND WORKING CAPITAL

<table>
<thead>
<tr>
<th>Year</th>
<th>FY____</th>
<th>FY____</th>
<th>FY____</th>
</tr>
</thead>
<tbody>
<tr>
<td>(a)</td>
<td>Current Assets</td>
<td></td>
<td></td>
</tr>
<tr>
<td>(b)</td>
<td>Total Assets</td>
<td></td>
<td></td>
</tr>
<tr>
<td>(c)</td>
<td>Current Liabilities</td>
<td></td>
<td></td>
</tr>
<tr>
<td>(d)</td>
<td>Total Liability</td>
<td></td>
<td></td>
</tr>
<tr>
<td>(e)</td>
<td>Total Equity</td>
<td></td>
<td></td>
</tr>
<tr>
<td>(i)</td>
<td>Ordinary Shares</td>
<td></td>
<td></td>
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<tr>
<td>(ii)</td>
<td>Preference Shares</td>
<td></td>
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<tr>
<td>(iii)</td>
<td>Retained Earnings</td>
<td></td>
<td></td>
</tr>
<tr>
<td>(iv)</td>
<td>Other Reserves</td>
<td></td>
<td></td>
</tr>
<tr>
<td>(f)</td>
<td>Cash in Hand</td>
<td></td>
<td></td>
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</table>

**Note:**

a) **Please submit** certified copies of audited financial statements for the last 3 years. Latest audited financial statements should be at least 18 months old from the date of Pre-Qualification submission, AND

b) **Please submit** the latest 3 months’ bank statement for all banks’ account.
### III. CURRENT CREDIT RESOURCES

Please provide a recently signed statements from banks and financial institutions certifying any credit facilities and the amount. *(A copy of this statement has been provided in Appendix C. Please attach these statements as an Appendix to this Questionnaire).*

<table>
<thead>
<tr>
<th>No</th>
<th>Detail/Type of Credit Facility</th>
<th>Bank / Financial Institution</th>
<th>Total Amount Available</th>
<th>Facilities Used Up Currently</th>
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<tbody>
<tr>
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APPENDIX C
CONFIDENTIAL

FORM ‘CA’ – BANKS/FINANCIAL INSTITUTIONS’ REPORTS ON FIRMS’ FINANCIAL STATUS

(This form is to be completed by each Bank or Financial Institution. The completed form is to be handed over to the Applicant in a sealed envelope for submission by the Applicant as part of its PQ Submission if the Applicant is provided with credit facilities by the Bank or Financial Institution)

To:
MALAYSIA AIRPORTS HOLDINGS BERHAD,
Malaysia Airports Corporate Office,
Persiaran Korporat KLIA,
64000 KLIA Sepang,
Selangor Darul Ehsan, Malaysia

Name of Firm: ……………………………………………………………………………………………………

Project Title: BID PRE-QUALIFICATION IN RELATION TO THE PROPOSED DEVELOPMENT OF AEROSPACE COMPONENT MRO & MANUFACTURING AND HIGH TECH INDUSTRIAL PARK AT PLOT J, SULTAN ABDUL AZIZ SHAH AIRPORT, SUBANG (SUBANG AEROTECH PARK)

(A) Credit facilities currently available for use in this project:

Approved credit facilities and entitlement for minimum additional credit facilities to the Firm as below:

<table>
<thead>
<tr>
<th>Type of Credit Facilities</th>
<th>Balance Outstanding from Approved Amount</th>
<th>Minimum Additional Credit Facilities to be Approved*</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>(i) Overdraft</td>
<td>RM</td>
<td>RM</td>
<td>RM</td>
</tr>
<tr>
<td>(ii) Secured Overdraft</td>
<td>RM</td>
<td>RM</td>
<td>RM</td>
</tr>
<tr>
<td>(iii) Credit Line</td>
<td>RM</td>
<td>RM</td>
<td>RM</td>
</tr>
<tr>
<td>(iv) Fixed Loan Entitlement for this Project</td>
<td>RM</td>
<td>RM</td>
<td>RM</td>
</tr>
<tr>
<td>(v) ……………………</td>
<td>RM</td>
<td>RM</td>
<td>RM</td>
</tr>
<tr>
<td>Total</td>
<td>RM</td>
<td>RM</td>
<td>RM</td>
</tr>
</tbody>
</table>

* If project to be awarded to this Firm
(B) Remarks on the Firm’s current financial and account status:

Signing for the Bank/Financial Institution:


Name of Bank/Financial Institution:


Stamp of Bank/Financial Institution:


Name of Officer: ..........................................................  
Designation : ..........................................................  
Date : ..........................................................